

**TRANSFER
TAX
PAID**

WARRANTY DEED
(Joint Tenancy)

Received Kennebec SS.
06/29/2009 12:48PM
Pages 3 Attest:
BEVERLY BUSTIN-HATHEWAY
REGISTER OF DEEDS

13220

KNOW ALL MEN BY THESE PRESENTS, that **STEVEN E. DIAZ, MD**, of Waterville, County of Kennebec and State of Maine in consideration of one dollar and other valuable consideration paid by **WILLIAM G. FEERO, MD a/k/a W. GREG FEERO, MD and LINDA A. SCHUMACHER-FEERO, MD**, of Waterville, County of Kennebec and State of Maine, the receipt whereof I do hereby acknowledge, do hereby give, grant, bargain sell and convey unto the said William G. Feero, MD a/k/a W. Greg Feero, MD and Linda A. Schumacher-Feero, MD, their heirs and assigns forever **as joint tenants and not as tenants in common**, a certain lot or parcel of land, together with any buildings located thereon, situated in the City of ~~Waterville~~, County of Kennebec and State of Maine bounded and described as follows, to wit:

Beginning at a point on the northerly line of land of John L. Thomas, Jr., and the southerly line of land of Herbert W. Hart at a point 368.29 feet as measured on a line bearing S 59°31' E from the southeasterly corner of land of David and Christine C. Hamlin; thence running S 59°31' E approximately 808 feet to the Kennebec River; thence northerly by the Kennebec River to a point where a line bearing S 59°31' E parallel to the north line of said Thomas and located 134.5 feet northerly as measured at right angles would intersect the river; thence N 59°31' W and along the line of a woven wire fence about 794 feet to the northwest corner of the lot herein, said point being located 242.73 feet on a line bearing N 36°22' E as measured at right angles of the north line of Lot No. 3 at a point 26.71 feet westerly from the northeast corner of said Lot No. 3 at a point as shown on a Plan of Proposed Sub-Division owned by John L. Thomas, Jr., dated June 1973, and recorded in the Kennebec County Registry of Deeds in Plan Book 44, Page 63 and 63A; thence S 36°22' W 135.14 feet to the point of beginning.

Also a certain lot or parcel of land situated in the City of Waterville, and bounded and described as follows, viz:

Beginning at a point in the land of John L. Thomas, Jr., at an iron rod set at the northeast corner of a certain lot marked No. 3 as shown on a Plan of Proposed Sub-Division owned by John L. Thomas, Jr., dated June 1973, and recorded in the Kennebec County Registry of Deeds in Plan Book 44, Page 63 and 63A; thence northeasterly at right angles to the north line of said Lot 50.11 feet to an iron rod set in the land of Charles Kronenthal, Jr. and Gretchen L. Kronenthal herein; thence at right angles and running S 59°31' E by land of the said Kronenthals herein 265.33 feet to an iron rod set in the ground; thence at right angles to the

last mentioned line and running northerly 60 feet to an iron rod set in the ground in the north line of land of the Grantor herein; thence N 59°31' W along the northerly line of the Grantor herein 285.8 feet to a point; thence S 36°22' W about 25 feet to an iron rod located 83.2 feet as measured at right angles to the north line of Lot No. 3 and 57.08 feet from an iron rod set on the line of a cul-de-sac known as "Thomas Drive"; thence southwesterly 57.08 feet to an iron rod set on the radius of said cul-de-sac, which set rod is located 50 feet from the center of said curve and 48°24' by a central angle measured left from the center point through the projection of the north line of "Thomas Drive"; thence along the curved line of 50 foot radius 42.24 feet to an iron rod at the intersection of the north line of Lot No. 3 and the beforementioned cul-de-sac; thence S 53°38' E 43.7 feet to an iron rod set at the point or place of beginning. The above described lot or parcel of land to be shown on a plan of survey by Harvey J. Mitchell L. S. #120.

MEANING AND INTENDING to convey the same premises as conveyed to Steven E. Diaz, MD by Warranty Deed of W. Greg Feero, MD and Linda A. Schumacher-Feero, MD dated December 27, 2006 and recorded in the Kennebec County Registry of Deeds in Book 9200, Page 19.

TO HAVE AND TO HOLD the aforegranted and bargained premises, with all privileges and appurtenances thereof, to the said William G. Feero, MD a/k/a W. Greg Feero, MD and Linda A. Schumacher-Feero, MD, their heirs and assigns, to them and their use and behoof forever.

AND I do covenant with the said Grantees, their heirs and assigns, that I am lawfully seized in fee of the premises; that they are free of all encumbrances; that I have good right to sell and convey to the said Grantees to hold as aforesaid; and that I and my heirs, shall and will warrant and defend the same to the said William G. Feero, MD a/k/a W. Greg Feero, MD and Linda A. Schumacher-Feero, MD, their heirs and assigns forever, against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, I, the said Steven E. Diaz, MD, have hereunto set my hand and seal this 22nd day of June, 2009.

Signed, Sealed and Delivered
in presence of


STEVEN E. DIAZ, MD

STATE OF MAINE
Kennebec, ss.

June 22, 2009

Personally appeared the above named **Steven E. Diaz, MD** and acknowledged the foregoing instrument to be his free act and deed.

Before me,



Notary Public/Attorney at Law

WILLIAM S. HILL
Notary Public, Maine
My Commission Expires July 9, 2013

Printed Name

